



City of
Kelowna

Z24-0008 1007 Lanfranco Rd

Rezoning Application

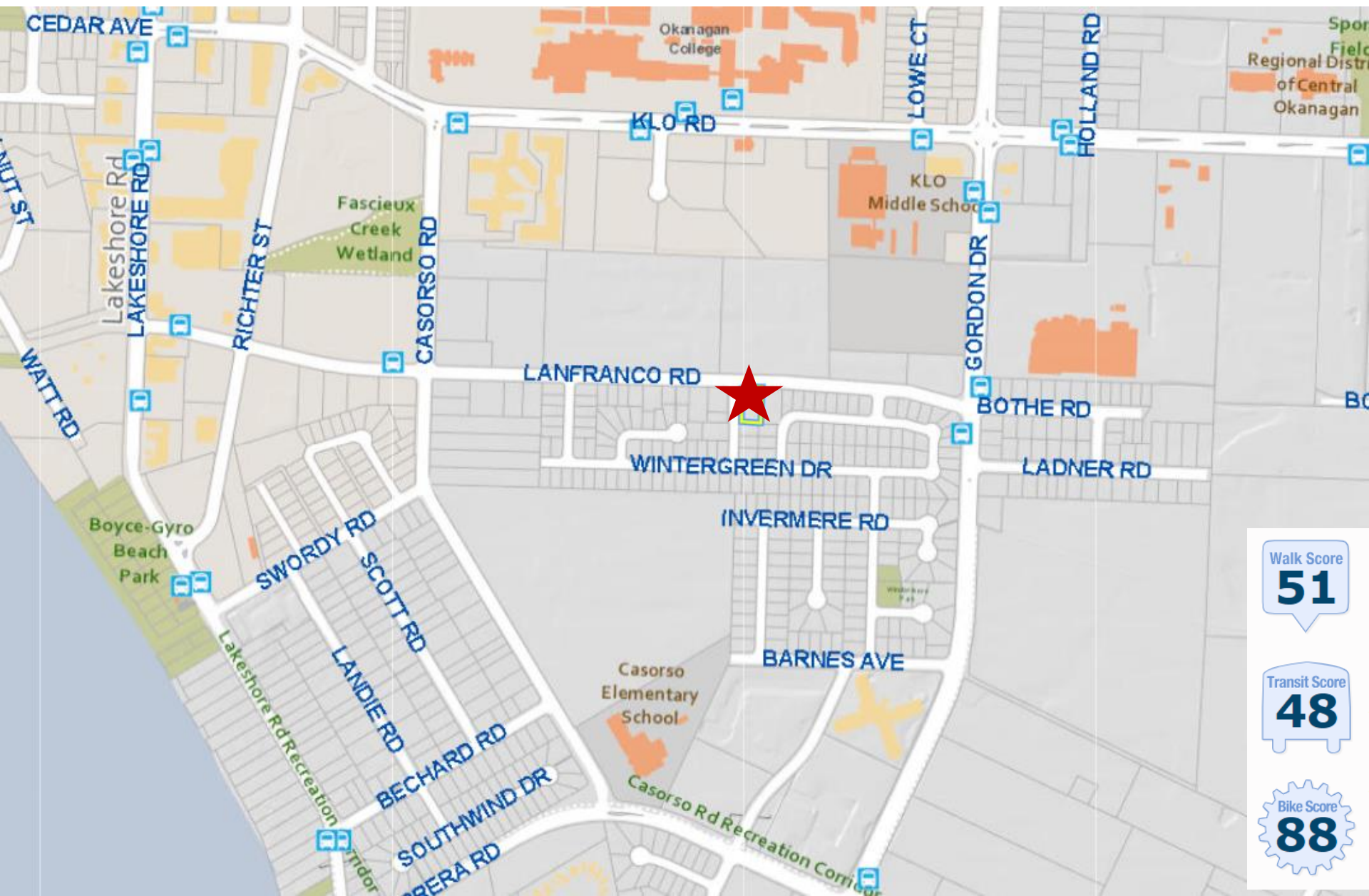
Purpose

- ▶ To rezone subject property from the MF₁ – Infill Housing zone to the MF₂ – Townhouse Housing zone to facilitate a townhouse development.

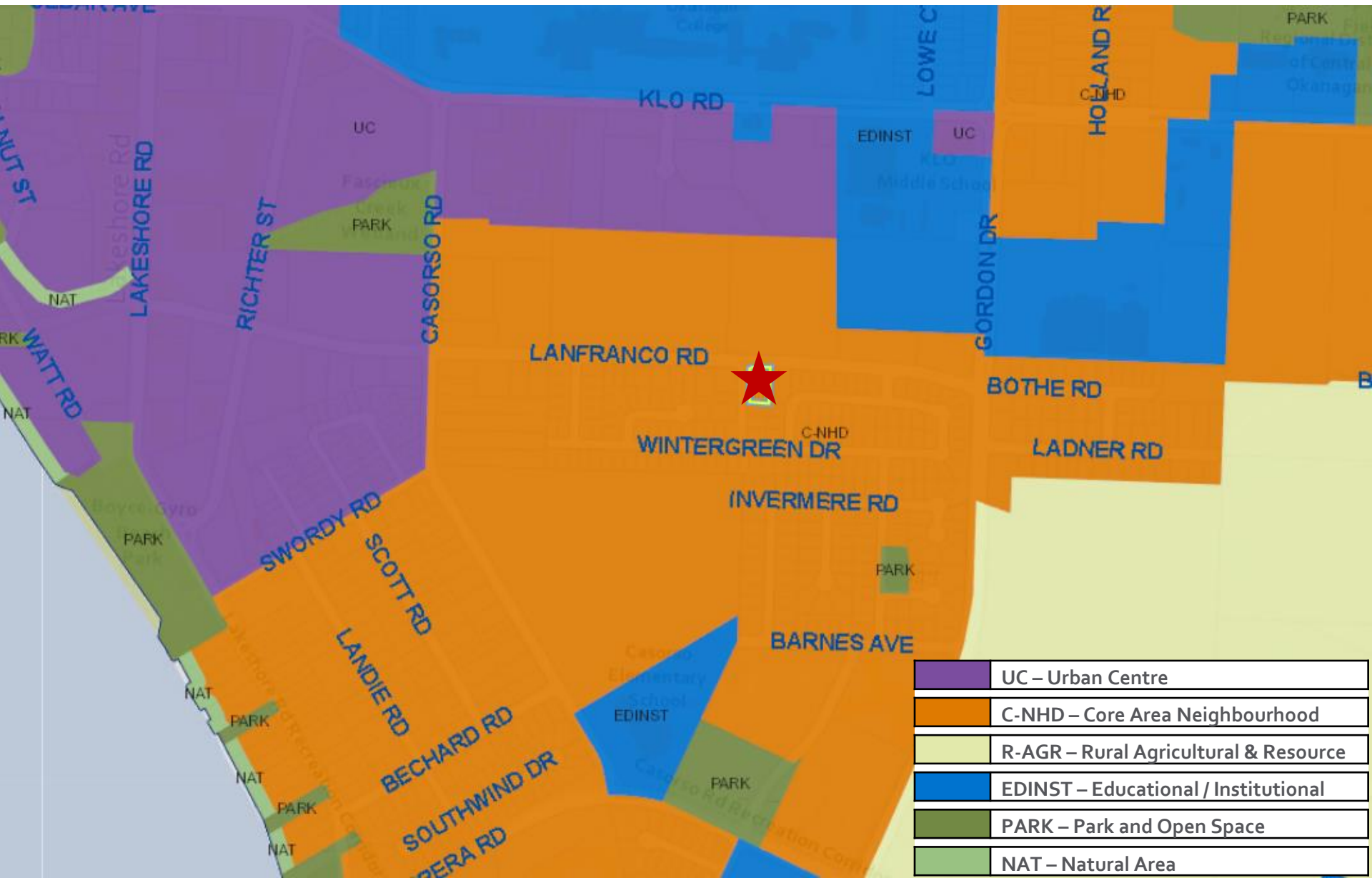
Development Process









Context Map

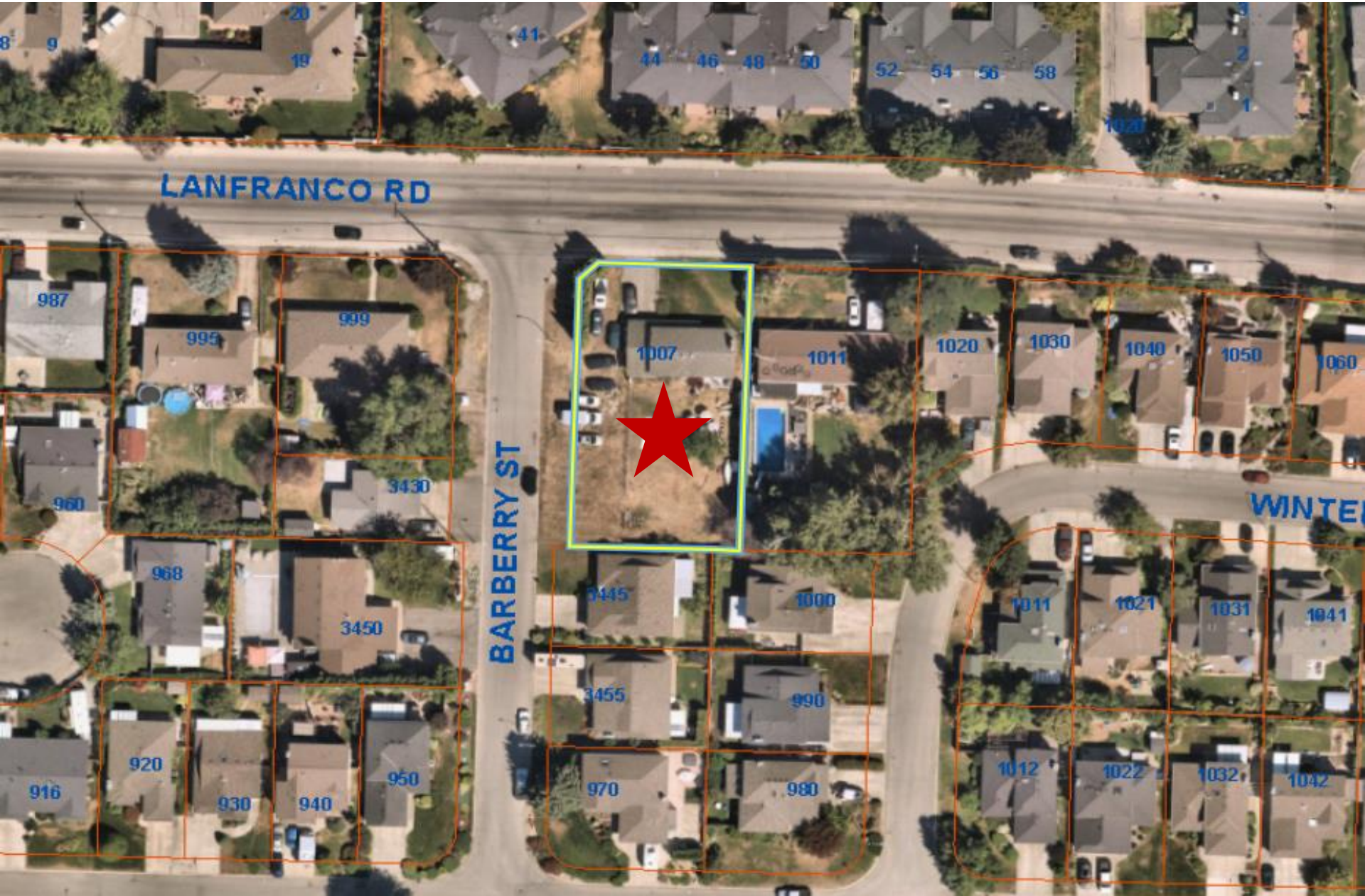


OCP Future Land Use



	UC - Urban Centre
	C-NHD - Core Area Neighbourhood
	R-AGR - Rural Agricultural & Resource
	EDINST - Educational / Institutional
	PARK - Park and Open Space
	NAT - Natural Area

Subject Property Map



Project Details

- ▶ C-NHD – Core Area Neighbourhood
- ▶ MF2 – Townhouse Housing
 - ▶ Townhouses up to 3 storeys in height plus roof-top amenity space
 - ▶ Vehicle access from Barberry St
 - ▶ Road dedication along Lanfranco and corner cut at corner of Barberry & Lanfranco
- ▶ Close to Pandosy Urban Centre, transit stops, Transit Supportive Corridors & schools

OCP Objectives & Policies

- ▶ **Policy 5.11.1: Diverse Housing Forms**
 - ▶ Ensure a diverse mix of low and medium density forms in the Core Area that support a variety of household types and sizes, income levels and life stages
- ▶ **Policy 5.11.3: Ground Oriented Housing**
 - ▶ Incorporate ground-oriented units in the design of multi-family developments in the Core Area to support a variety of household types and sizes

Staff Recommendation

- ▶ Staff recommend **support** for the proposed rezoning as it is consistent with:
 - ▶ OCP Future Land Use C-NHD
 - ▶ OCP Objectives in Chapter 5 – Core Area Neighbourhoods
 - ▶ Ground oriented townhouses
 - ▶ Transit Supportive Corridor
 - ▶ Near Pandosy Urban Centre & Education Institutions